

STATEMENT OF INFORMATION

Single residential property located outside the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode 115 Jacaranda Street, Red Cliffs, VIC 3496

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

range between

\$190,000

&

\$209,000

Median sale price

Median House price

\$212,000

Suburb or
locality

Red Cliffs, VIC 3496

Period - From

Oct 2017

to

Sep 2018

Source

CoreLogic

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
41 Ovens Avenue, Red Cliffs, VIC 3496	\$241,000	21/03/2017
4 Tecoma Street, Red Cliffs, VIC 3496	\$190,000	04/12/2017
4A Lachlan Parade, Red Cliffs, VIC 3496	\$211,000	06/03/2018